

UNITED STATES BANKRUPTCY COURT  
EASTERN DISTRICT OF VIRGINIA  
NORFOLK DIVISION

In Re:  
Mary Elizabeth Bruce,  
Daniel Kent Bruce (Deceased),  
Debtors.

Case No.: 08-74055-SCS  
Chapter 13

ORDER TO SELL

This cause came on to be heard upon the Motion of Debtors for the authority to sell the real property in the approximate amount of \$190,000.00 and it appearing to the Court that the Debtors have the opportunity to sell the real property located at 145 Gene Ave, Suffolk, Virginia 23434; more particularly described as:

ALL THAT certain lot, piece or parcel of land with the buildings and improvements thereon, situate, lying and being in the City of Suffolk, Virginia, being known, numbered and designated as Lot 76, as shown on that certain plat entitled, "Maple Hill, Section 3", which said plat is duly recorded in the Clerk's Office of the Circuit Court of the City of Suffolk, Virginia, in Map Book 13, page 23.

And it further appearing that the sale of this property will allow the Debtors to pay off the first mortgage in the approximate amount of \$126,686.95; pay the second mortgage in the amount of approximately \$35,100.27; settlement charges in the approximate amount of \$14,366.65; Buyer's closing costs in the approximate amount of \$9500.00; ~~The Law Offices of Steve C. Taylor, P.C. in the approximate amount of \$500.00;~~ and pay to the Chapter 13 Trustee the amount of the proceeds due to the seller at closing of approximately \$4,346.13 (or greater if amount due seller is found to exceed this amount); and the Debtor will pledge any additional proceeds at the time of closing as additional funding to the Chapter 13 Plan, it is hereby

ORDERED that prior to the actual closing of this sale, the settlement agent shall forward to Counsel for the Debtors in this bankruptcy case and to the chapter 13 Trustee a proposed

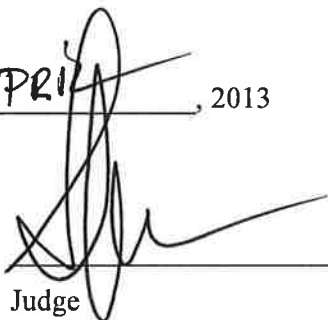
Steve C. Taylor  
Law Offices of Steve C. Taylor, P.C.  
Counsel for the debtors  
133 Mount Pleasant Road  
Chesapeake, Virginia 23322  
(757) 482-5705  
VSB: 31174

settlement statement and HUD-1 for review and approval. It shall be the responsibility of Counsel for the Debtors to review the proposed settlement statement and HUD-1 to assure that the terms of this Order and the payment of the proper amount to the chapter 13 Trustee are provided for, and it is

FURTHER ORDERED that the settlement agent shall provide, in addition to any copies otherwise required by law, a copy of the final settlement and HUD-1 to counsel for the Debtors and to the chapter 13 Trustee, and it is

FURTHER ORDERED that the payment to be made to the chapter 13 Trustee from the proceeds of this sale shall be made by the settlement agent as quickly as possible, but in no event to exceed the two business day limit provided for in 6.1-2.13 of the Code of Virginia.

ENTERED THIS 30th DAY OF APRIL, 2013

  
\_\_\_\_\_  
Judge

I ask for this:

/s/ Steve C. Taylor  
Steve C. Taylor  
Counsel for the Debtor

Entered on Docket: Apr 30, 2013

Seen:

/s/ R. Clinton Stackhouse, Jr.  
R. Clinton Stackhouse, Jr.  
Chapter 13 Trustee

#### CERTIFICATE OF SERVICE

I hereby certify that this Order has been endorsed by all necessary parties.

/s/ Steve C. Taylor

Steve C. Taylor  
Law Offices of Steve C. Taylor, P.C.  
Counsel for the debtors  
133 Mount Pleasant Road  
Chesapeake, Virginia 23322  
(757) 482-5705  
VSB: 31174

Steve C. Taylor  
Counsel for the Debtor

Additional Parties to be noticed:

Steve C. Taylor  
Law Offices of Steve C. Taylor, P.C.  
Counsel for the debtors  
133 Mount Pleasant Road  
Chesapeake, Virginia 23322  
(757) 482-5705  
VSB: 31174

R. Clinton Stackhouse, Jr.  
Chapter 13 Trustee  
7021 Harbour View Blvd, Suite 101  
Suffolk, VA 23430

Mary Elizabeth Bruce  
145 Gene Ave  
Suffolk, VA 23434

Steve C. Taylor  
Law Offices of Steve C. Taylor, P.C.  
Counsel for the debtors  
133 Mount Pleasant Road  
Chesapeake, Virginia 23322  
(757) 482-5705  
VSB: 31174